

BILL NO. 84-14

COUNTY COUNCIL
OF
HARFORD COUNTY, MARYLAND

BILL NO. 84-14

Introduced by Council President Hardwicke at the
request of the County Executive

Legislative Day No. 84-8 Date March 13, 1984

AN ACT to add new Subsection (5) to Section 25-5.1 (c) and to
repeal and re-enact with amendments Subsections 25-5.6 (d)
(9) (10), all of Section 25-5, heading, Provisions
Applicable to All Districts, of Article II, heading, Zoning
Code, of Chapter 25, heading, Zoning, of the Harford County
Code, as amended; to provide criteria whereby an accessory
structure shall be considered a nonconforming structure.

By the Council, March 13, 1984

Introduced, read first time, ordered posted and public hearing scheduled

on: April 10, 1984

at: 6:30 P.M.

By Order: Angela M. Markowski, Secretary

PUBLIC HEARING

Having been posted and notice of time and place
of hearing and title of Bill having been published according to the
Charter, a public hearing was held on April 10, 1984
and concluded on April 10, 1984.

Angela M. Markowski, Secretary

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.
[Brackets] indicate matter deleted from
existing law. Underlining indicates language
added to Bill by amendment. Language lined
through indicates matter stricken out of Bill
by amendment.

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1 Section 1. Be It Enacted By The County Council of Harford County,
2 Maryland, that new Subsection (5) of Section 25-5.1 (c), and
3 Subsections 25-5.6 (d) (9) (10), all of Section 25-5, heading,
4 Provisions Applicable to All Districts, of Article II, heading,
5 Zoning Code, of Chapter 25, heading, Zoning, of the Harford County
6 Code, as amended, be, and they are hereby added, repealed and
7 re-enacted with amendments, all to read as follows:

8 Article II. Zoning Code.

9 Chapter 25. Zoning. Section 25-5. Provisions Applicable to All
10 Districts.

11 Section 25-5.1. Nonconforming Lots, Buildings, Structures and
12 Uses.

13 (c) Nonconforming Buildings, Structures and Uses.

14 Nonconforming buildings, structures or uses may be
15 continued, subject to the following provisions:

16 (5) AN ACCESSORY STRUCTURE LOCATED ON A RESIDENTIAL LOT
17 OR AGRICULTURAL PARCEL SHALL BE CONSIDERED A NONCONFORMING
18 STRUCTURE SUBJECT TO THE PROVISIONS OF SECTION 25-5.1, IF IT MEETS
19 THE FOLLOWING CONDITIONS:

20 a. THE ACCESSORY STRUCTURE WAS LOCATED PRIOR TO
21 SEPTEMBER 1, 1982; AND

22 b. AN APPROVED ZONING CERTIFICATE WAS NOT OBTAINED
23 FOR THE LOCATION OF SUCH STRUCTURE; AND

24 c. THE ACCESSORY STRUCTURE OTHERWISE CONFORMS TO
25 THE REQUIREMENTS OF ORDINANCE NO. 6 OF 1957.

26 Section 25-5.6. Accessory Uses and Structures.

27 (d) Accessory Uses in Agricultural and Residential
28 Districts.

29 The following accessory uses shall be permitted in
30 Agricultural and Residential Districts upon issuance of a Zoning
31 Certificate, UNLESS OTHERWISE SPECIFIED, in accordance with the
32 following:

1 (9) Recreation vehicles and equipment shall be stored in
2 the rear yard, or in the side yard if completely screened from any
3 adjacent residence and the side yard setback of the district for
4 the principal use is maintained. No living or sleeping in, or
5 other occupancy of a recreation vehicle, camper or trailer shall
6 be permitted for more than seven (7) days within any ninety (90)
7 day period unless the location has been approved for such use. NO
8 ZONING CERTIFICATE IS REQUIRED.

9 (10) No commercial vehicles shall be parked in any
10 residential district. A motor vehicle having a gross vehicle
11 weight of less than 10,000 pounds designed or used to carry
12 freight or passengers for a fee or merchandise in the furtherance
13 of any commercial enterprises shall be allowed in a residential
14 district on the basis of one vehicle for each residential lot. NO
15 ZONING CERTIFICATE IS REQUIRED.

16 Section 2. And Be It Further Enacted, that this act shall take
17 effect sixty (60) calendar days from the day it becomes law.

18 EFFECTIVE: July 17, 1984

19
20 *The Secretary of the Council does hereby*
21 *certify that fifteen (15) copies of this Bill*
22 *are immediately available for distribution to*
23 *the public and the press.*

24 *Angela Markowski*, Secretary
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BY THE COUNCIL

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Read the third time.

Passed LSD 84-15 (May 15, 1984)

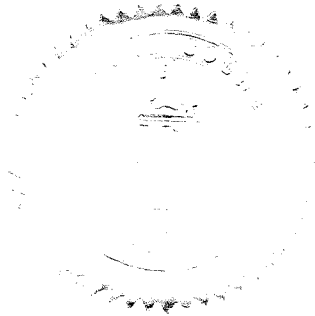
Failed of Passage _____

By order

Angela Markowski, Secretary

Sealed with the County Seal and presented to the County Executive
for his approval this 16th day of May, 1984
at 3:00 o'clock P.M.

Angela Markowski, Secretary



APPROVED:

BY THE EXECUTIVE

[Signature]
County Executive

Date 5-18-84

BY THE COUNCIL

This Bill (No. 84-14), having been approved by the Executive
and returned to the Council, becomes law on May 18, 1984.

Angela Markowski, Secretary

EFFECTIVE DATE: July 17, 1984

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